

SNAPSHOT of HOME Program Performance--As of 06/30/11
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:				PJs in State:	19		
% of Funds Committed	93.95 %	95.73 %	16	92.63 %	53	54	
% of Funds Disbursed	93.51 %	90.86 %	4	86.67 %	89	87	
Leveraging Ratio for Rental Activities	0.82	8.81	19	5.03	10	12	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	92.93 %	1	88.14 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	94.19 %	75.03 %	3	76.19 %	89	87	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	84.68 %	82.21 %	8	81.48 %	52	51	
% of 0-30% AMI Renters to All Renters***	70.97 %	52.16 %	2	45.62 %	92	88	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	97.58 %	97.79 %	15	96.17 %	37	37	
Overall Ranking:			In State:	8 / 19	Nationally:	72 75	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$23,829	\$28,474		\$28,750	248 Units	22.30 %	
Homebuyer Unit	\$20,936	\$17,035		\$15,714	274 Units	24.60 %	
Homeowner-Rehab Unit	\$8,732	\$15,657		\$21,140	284 Units	25.50 %	
TBRA Unit	\$3,785	\$4,084		\$3,230	306 Units	27.50 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (287 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Lynn MA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$34,899	\$127,640	\$19,109
State:*	\$161,842	\$107,277	\$23,238
National:**	\$103,194	\$78,960	\$24,147

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.2 %

R.S. Means Cost Index: 1.13

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	52.5	44.5	83.5	36.4	Single/Non-Elderly:	55.4	25.5	13.0	45.5
Black/African American:	17.4	18.6	9.2	9.1	Elderly:	8.7	0.4	56.3	9.1
Asian:	1.2	9.9	0.4	0.0	Related/Single Parent:	21.5	34.7	12.0	9.1
American Indian/Alaska Native:	0.0	0.0	0.0	0.0	Related/Two Parent:	6.6	32.5	15.5	9.1
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	7.9	6.9	3.2	27.3
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.4	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.4	0.0	0.0					
Other Multi Racial:	2.1	0.7	0.7	0.0					
Asian/Pacific Islander:	0.0	2.6	1.4	0.0					
ETHNICITY:									
Hispanic	26.4	23.4	4.9	54.5					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	67.4	15.0	44.0	54.5	Section 8:	15.7	1.8 [#]		
2 Persons:	18.2	20.1	28.5	0.0	HOME TBRA:	0.8			
3 Persons:	10.7	21.5	9.9	18.2	Other:	70.7			
4 Persons:	2.9	24.8	9.9	27.3	No Assistance:	12.8			
5 Persons:	0.8	11.7	4.6	0.0					
6 Persons:	0.0	5.1	2.1	0.0					
7 Persons:	0.0	1.5	0.4	0.0					
8 or more Persons:	0.0	0.4	0.7	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				4

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Lynn State: MA Group Rank: 72
 (Percentile)
 State Rank: 8 / 19 PJs Overall Rank: 75
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 85.50%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 60.40%	94.19	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	84.68	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.15%	97.58	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.980	0.95	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2006 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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